



State of Utah
Division of Real Estate
Real Estate Appraiser Complaint Form

Division of Real Estate
P O Box 146711
Salt Lake City, UT
84114-6711
(801)530-6747
Fax (801) 530-6749

Please Type or Print in Ink

The information provided on this form will permit the Utah Division of Real Estate to investigate the violations alleged. Please mail or deliver this completed form to the above address in a sealed envelope.

Please include as much specific detail as practicable. Attach additional information and supporting documentation available (i.e. appraisal report, sales data, etc.). Your complaint will be acknowledged if your name and address are provided. Please be advised that this complaint and your name and address may be disclosed to the appraiser against whom you have complained. Please attach copies of all related documents, including the appraisal report in question.

I. GENERAL INFORMATION

Name of Appraiser: _____

Appraiser's License/Certificate No.: _____

II. VIOLATIONS OF STANDARDS OF PRACTICE

A. Identify Property Involved in Complaint. Please be as specific as possible, i.e. property address, legal description and/or assessor parcel number(s). _____

B. Date Property was Appraised: _____

C. Is a Copy of the Report Attached? Yes ☐ No ☐

D. Was the Appraiser a Licensed or Certified Appraiser? Yes ☐ No ☐

E. Why is the Appraisal being submitted to the Division of Real Estate? _____

F. Was the Appraisal Report Reviewed? Yes ☐ No ☐

G. Date of Review: _____

H. Name of Review Appraiser: _____

I. Reviewer's Telephone Number : (_____) _____

J. Reviewer's Address: _____

For Review Appraiser: (If you are not an appraiser or review appraiser, please go to Section III.)

Explain which USPAP Standards you believe were violated, if any, and why. (You may attach additional sheets if necessary.) _____

III. Statutory Violations (If your complaint deals only with the quality of appraisal services rendered, go to Section IV.)

A. Was the Appraiser convicted of a crime? (If so, identify nature of crime, date of conviction and court in which conviction was entered.) _____

B. Did the Appraiser commit an act or omission involving dishonesty, fraud or misrepresentation? (If so, identify the nature of the act or omission, date, and parties who heard or saw the act or would be able to testify about the omission.) _____

C. Did the Appraiser accept an appraisal assignment for a fee contingent upon the opinion, conclusion or conditioned upon a predetermined estimate of value? (If so, identify the parties with facts relevant to the issue.) _____

D. Did the Appraiser violate the confidential nature records to which he gained access through employment or engagement as an appraiser? (If so, identify specific records.) _____

E. Has a civil judgment been entered against the Appraiser for fraud, misrepresentation or deceit in the making of any appraisal? (If so, identify nature of judgment, date of entry and court in which judgment was entered. Please attach a copy of the judgment.) _____

F. Other: Explain which specific Utah Rules, Statutes or USPAP provisions were violated, if any, and why.

IV. Complainant's Acknowledgment

Name of Person filing Complaint: _____

Address: _____

Daytime Phone: (_____) _____

By signing below, the undersigned asserts that the information contained in this complaint is true to the best of his/her knowledge and belief and recognizes that his/her name and the nature of this complaint may become part of the public record.

Signature: _____ **Date:** _____